

**CITY OF INGLESIDE
MINUTES
CITY COUNCIL MEETING
AUGUST 26, 2014**

1. Call meeting to order

The meeting was called to order at 6:30 p.m. with Mayor Pete Perkins presiding. Council Members present: Mayor Pete Perkins and Council Members Cynthia Wilson, Ben Tucker, Elaine Kemp, Kevin Robbins, and Willie Vaden. Council Members absent: Council Member Paul Pierce. Staff present: City Manager, Jim Gray, Finance Director Rosie Vela, and City Secretary Kimberly Drysdale. There were approximately 20 guests.

2. Invocation

3. Pledge of Allegiance

4. Presentations from the Audience

Mrs. Henrie Morales introduced herself to the Council and public as a candidate for Precinct # 6 Justice of the Peace in the November 2014 Election. She provided a summary of her family and previous employment and encouraged everyone to get out and vote.

5. Consideration and action of the Minutes of the Regular City Council Meeting of August 12, 2014.

Council Member Kemp made a motion to approve the Minutes of the Regular City Council Meeting of August 12, 2014 and was seconded by Council Member Wilson. The motion was approved with Mayor Perkins and Council Members Wilson, Tucker, Kemp, and Robbins voting aye; and Council Member Vaden abstaining because he was not present at that meeting.

Mayor Perkins moved agenda item # 7 forward.

7. Discussion regarding Cheniere Energy Development in Ingleside.

City Manager Jim Gray explained that Cheniere Energy Development was hoping to provide a presentation with an overview of their plans at tonight's meeting; however, they are not ready at this time. Representative Jason French, who has been in the area for about two years, stated they are hopeful to have a presentation ready at the September 9, 2014 meeting.

6. The Council may meet in Closed Executive Session in accordance with Texas Government Code Section 551.071 to "Consult with Attorney" and Section 551.087 "Deliberations Regarding Economic Development Negotiations" regarding the following items: Possible Economic Development Negotiations with Cheniere Energy.

Mayor Perkins recessed the Regular meeting to go into Closed Executive Session at 6:37 p.m.

Mayor Perkins closed the Executive Session and reconvened the Regular meeting at 7:07 p.m.

8. **Consideration and action of an Ordinance of the City of Ingleside, Texas amending Chapter 78, Article I, by amending Section 78-3 Definitions; and Article II, Division 4 by adding Section 78-72 thereto; allowing for Application for Communication/Cell Towers by Special Permit Only; and providing for effective date, reading, severance, and publication. (Final Reading)**

Council Member Kemp made a motion to approve Ordinance # 1114 of the City of Ingleside, Texas amending Chapter 78, Article I, by amending Section 78-3 Definitions; and Article II, Division 4 by adding Section 78-72 thereto; allowing for Application for Communication/Cell Towers by Special Permit Only; and providing for effective date, reading, severance, and publication: and was seconded by Council Member Tucker. The motion was approved with Mayor Perkins and Council Members Wilson, Tucker, Kemp, and Robbins voting aye; and Council Member Vaden abstaining because he was not present at that meeting.

9. **Discussion with staff regarding a request for a proposed cellular tower site.**

City Manager Jim Gray stated that during the staff's discussions and then presentations of Communication/Cell Towers there have been requests for towers within our City. The previous request by the San Patricio County Sheriff's Department still met the minimum requirements of the Ordinance. There has also been a request for a cellular tower to be located within the "S-curve" on SH-361 as you enter the City of Ingleside from the Gregory/Portland area. This request does not meet the minimum requirements and when an application is processed, the staff will be required to deny the location and it could be appealed to the Council by the process approved in Ordinance # 1114 approved above.

10. **Consideration and action of an Ordinance amending the City's Traffic Control Device Schedule in order to add and remove certain School Zone Signs throughout the City Limits. (Final Reading)**

Council Member Kemp made a motion to approve Ordinance # 1115 amending the City's Traffic Control Device Schedule in order to add and remove certain School Zone Signs throughout the City Limits; and was seconded by Council Member Tucker. The motion was approved unanimously.

11. **Consideration and action to make a determination if the following structure meets the minimum standards of adopted codes or shall be demolished and removed from the property – Mr. Brian Whitley of 2730 Houghton. (Tabled from 5/27/14)**

Building Official John Davis stated that since this item was tabled at the May 27, 2014 Council Meeting Mr. Whitley has contracted and permits have been submitted for a re-roof, interior walls, siding, etc. This permit allows six-months for completion. The City has received the WPI-1 from TWIA indicating they are working with the State to get the proper inspections and insurance. All indications appear to be that this house will be brought into compliance. The only concern at this time is the tall weeds and grass around the residence. The staff has notified Mr. Whitley and if he does not mow by next week, the City will mow the area and place a lien on the property.

Mayor Perkins made a motion to table this agenda item and re-evaluate again in February 2015 at the end of the six-month construction permit and was seconded by Council Member Tucker. The motion was approved unanimously.

12. Receive and discuss the City's financial situation, including but not limited to its budget, revenues, expenses, assets and debts.

Finance Director Rosie Vela provided an overview of the cash balances with a net decrease of \$858,952.36 which is normal at this time of the year as well as the summary of the ad valorem taxes received, sales tax collections, checks over \$50,000.00, Council Mileage Reimbursements, and July 2013 Revenue and Expense Reports. Council Member Kemp requested an update regarding the Council's approved special projects and capital expenditures with regards to what was approved versus what was spent versus what is still outstanding.

13. Consideration and action to replenish the City Manager fund for equipment purchases back up to \$20,000.00.

City Manager Jim Gray explained that due to the most recent purchases of used equipment for the Fire Department of a Forklift and a 5-ton Wrecker, the City Manager Impressed Funds has been reduced to \$9,500. At this time, the staff is seeking authorization to replenish these funds back to \$20,000.

Council Member Kemp made a motion authorizing staff to use City Council Reserve Funds to replenish the City Manager Impressed Funds back up to \$20,000 and was seconded by Mayor Perkins. The motion was approved unanimously.

14. First Public Hearing regarding the proposed Budget, the proposed Tax Rate, and the proposed Tax Revenue for FY 2014/2015.

Mayor Perkins opened the Public Hearing at 7:26 p.m.

There were no speakers for or against the proposed Budget, the proposed Tax Rate, and the proposed Tax Revenue for FY 2014/2015.

Mayor Perkins closed the Public Hearings and reopened the Regular Meeting at 7:27 p.m.

15. Discussion and direction from Council to the Staff regarding the proposed Budget and the proposed Tax Revenue for FY 2014/2015.

Ingleside Chamber of Commerce Chairman Xavier Valverde presented their proposed budget and request for \$115,000 of Hotel/Motel Funds for the FY 2014/2015 budget year. He explained the funds are used for billboards, magazine, and other various advertisements of the numerous Chamber events. Staff is not paid from Hotel/Motel funds. At this time, they are considering the possibility of another event; however, this is only in the preliminary stage and they are not ready to request additional funds for another event.

Each Municipality uses their own judgment and needs to determine the amount of funds they commit to their Chamber of Commerce. The City of Portland only provides \$40,000 annually to their Chamber of Commerce, whereas other communities provide more. It is a Council's decision. It was determined if the Chamber decides to add another event and feel they need additional funds, they can come back to Council at a later time.

Finance Director Rosie Vela provided an overview of the changes since the last Council meeting: the 5% increase to the City Manager salary, the removal of the Temporary Dispatcher that should not have been included in the budget, the inclusion of the full time person within the Parks Department, and a few formula errors that were corrected.

Council Member Vaden questioned if we could pay off the Fire Truck this year and City Manager Jim Gray and Mrs. Vela explained that is possible; however, due to the low interest rate of that loan and the unknown cost to move the water and wastewater lines for TxDOT's FM-1069 improvements, the staff recommends not to pay the loan off at this time.

Mr. Gray suggested the Council consider decreasing the tax rate to \$0.615 and decrease the lawsuit legal fees from \$300,000 to \$250,000.

16. Staff Reports

City Manager Jim Gray reminded those who are attending the TML Region 11 Quarterly meeting Thursday that the meeting starts at 6:30 p.m. He noted that he spoke with TxDOT today and they are planning to begin construction on FM 1069 in October 2014. The wastewater camera is still being reviewed by the manufacturer for repairs. This Friday, August 29, 2014 is the Graduation Ceremony of the first year for Ingleside's Fire Academy. Of the nine students, six of them are for Ingleside's Fire Department. Our Volunteer Fire Department continues to lead the area for volunteers.

17. Requests from Council Members

Council Member Wilson requested a future agenda item regarding an update regarding all of the apartment complexes and their start dates versus their agreements/discussions with the City.

Council Member Vaden suggested that our Volunteer Fire Fighters be recognized somehow similar to valor awards.

18. Adjourn

There being no further business, the meeting was adjourned at 8:05 p.m.

ATTEST:

APPROVED:

Kimberly Drysdale, City Secretary

Mayor Pete Perkins